

069.0

0002

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

644,500 / 644,500

USE VALUE:

644,500 / 644,500

ASSESSED:

644,500 / 644,500


**Patriot**  
 Properties Inc.

## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
25		FAIRVIEW AVE, ARLINGTON

## OWNERSHIP

Unit #:

Owner 1: DOHERTY JOAN H	
Owner 2:	
Owner 3:	

Street 1: 25 FAIRVIEW AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov:

Postal:

## NARRATIVE DESCRIPTION

This parcel contains .121 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1922, having primarily Vinyl Exterior and 1588 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5280		Sq. Ft.	Site		0	70.	1.10	12									404,882						404,900	

Legal Description							User Acct
							43848
							GIS Ref
							GIS Ref
							Insp Date
							10/25/18

 Total Card / Total Parcel  
 644,500 / 644,500  
 644,500 / 644,500  
 644,500 / 644,500

 APPRAISED:  
 USE VALUE:  
 ASSESSED:  
 User Acct  
 43848  
 GIS Ref  
 GIS Ref  
 Insp Date  
 10/25/18

 !5902!  
 USER DEFINED  
 Prior Id # 1: 43848  
 Prior Id # 2:  
 Prior Id # 3:  
 Prior Id # 1:  
 Prior Id # 2:  
 Prior Id # 3:  
 PRINT Date Time  
 12/30/21 02:57:36  
 LAST REV Date Time  
 04/16/19 15:13:11  
 apro  
 5902  
 ASR Map:  
 Fact Dist:  
 Reval Dist:  
 Year:  
 LandReason:  
 BldReason:  
 CivilDistrict:  
 Ratio:

PREVIOUS ASSESSMENT								Parcel ID	069.0-0002-0006.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	233,700	5900	5,280.	404,900	644,500		Year end	12/23/2021
2021	101	FV	215,700	5900	5,280.	404,900	626,500		Year End Roll	12/10/2020
2020	101	FV	215,800	5900	5,280.	404,900	626,600		Year End Roll	12/18/2019
2019	101	FV	195,400	5900	5,280.	376,000	577,300	577,300	Year End Roll	1/3/2019
2018	101	FV	195,400	5900	5,280.	376,000	577,300	577,300	Year End Roll	12/20/2017
2017	101	FV	195,400	5900	5,280.	329,700	531,000	531,000	Year End Roll	1/3/2017
2016	101	FV	195,400	5900	5,280.	300,800	502,100	502,100	Year End	1/4/2016
2015	101	FV	171,300	5900	5,280.	266,100	443,300	443,300	Year End Roll	12/11/2014

SALES INFORMATION								TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes					
DOHERTY CHARLES	22682-217		12/2/1992				1	No	No	A					

BUILDING PERMITS												ACTIVITY INFORMATION				
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name				
11/5/2015	1715	Re-Roof	13,360						10/25/2018	MEAS&NOTICE	BS	Barbara S				
10/1/2009	930	Porch	28,725						4/11/2009	Inspected	197	PATRIOT				
12/13/1994	661	Manual	3,800	C					3/28/2009	Measured	201	PATRIOT				
5/21/1993	191		18,000	C					10/6/1999	Mailer Sent						
									10/6/1999	Measured	263	PATRIOT				
									11/1/1981		MS					

Sign: VERIFICATION OF VISIT NOT DATA / / /

